Agence Immobilière Valadié

Professionnels de la transaction immobilière depuis 1960

Ref : 8905 • House - Villeréal •



DETAILS

Land surface: 700 m²

Number of bedrooms: 3

Number of levels: 1

Type of heating: Wood + Electric

Drainage/sewage: Septic tank

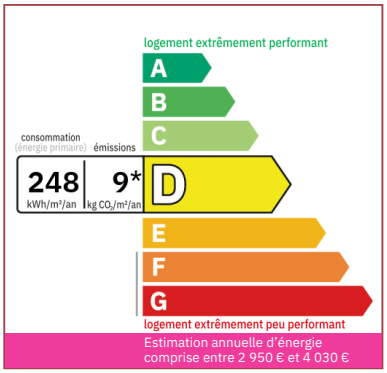
Swimming pool: No

Ground floor living: No

Work needed: No work

Fireplace: Yes closed hearth

Built: 1500



Villeréal - A 15th and 17th century stone village house, tastefully and authentically renovated, a remarkable property. Includes a habitable annex and a garden.

150 m² living

700 m²

Non-binding document

- Villeréal -
17 place de la Halle
47210 Villeréal
Tel : 05 53 36 08 27
villereal@valadie-immobilier.com

Price fees included

299 000 €

Agency fees: 6 % VAT included*
Price without fees: 282 075 €

*The agency fees are entirely at the cost of the purchaser

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• Description ref n°8905 •

A main house with east-west exposure, offering approximately 106 m² of living space, comprising:
On the ground floor:

- An entrance on the south side through a fitted kitchen and an entrance on the east side leading to the dining room. The kitchen, approximately 23.5 m², has terracotta tile flooring and is simply fitted with wooden cupboards. A staircase leads to the first floor, with a toilet/laundry room below.

A living/dining room of approximately 29.6 m², with terracotta tile flooring, a fireplace with a wood-burning stove, an old sink, and exposed beams.

On the first floor:

- A landing of approximately 1.85 m², with wooden flooring.

- A bathroom of approximately 5.7 m², with wooden flooring, a bathtub, a toilet, and a sink.

- A bedroom of approximately 13.7 m², with parquet flooring.

- A bedroom of approximately 32.2 m², currently used as a living room, with wooden flooring, a fireplace with a wood-burning stove, beautiful wooden beams, an old sink, and a stone bench.

Additional information:
- Wooden windows with double glazing on the ground floor and single glazing upstairs.

- Wood and electric heating.

A habitable annex of approximately 42 m² comprising: An entrance into a room of approximately 16.8 m² that could serve as a kitchen/dining room (terracotta tile flooring, 2 skylights), a separate toilet of approximately 1.70 m², a bedroom of approximately 25.5 m² with terracotta tile flooring, a dressing room, and a bathroom (sink, bathtub, ventilation system, tiling).

Wooden windows with double glazing.

Electric heating.







